



ACTON PLANNING BOARD

Minutes of Meeting April 21, 2015 Acton Town Hall Room 204

Planning Board members attending: Mr. Michael Dube (Acting Chair), Mr. Ray Yacouby, Mr. Derrick Chin and Mr. Bharat Shah.

Also present: Roland Bartl, Planning Director and Kim Gorman, Planning Board Secretary

Absent: Mr. Jeff Clymer (Chair) and Mr. Rob Bukowski

Mr. Dube called the meeting to order at 8:00 PM.

I. Citizens' Concerns

Selectman Peter Berry addressed the Board regarding reducing the Board's membership to 5 full members in the Town Charter and giving the authority to the Planning Board to sit on and decide Site Plan Special Permit and Use Special Permit applications through the Zoning Bylaw. Mr. Berry will get recommendations to the Board of Selectmen to possibly create a study committee and bring changes to Fall Town Meeting. A member of the Planning Board should serve on the study committee.

II. Reports

DRB:

Mr. Dube discussed the Committee is reviewing their charter and a draft was brought to the Board of Selectmen to review. The Committee met with Mr. Bertolami on his application of 107-115 Great Road regarding exterior design features.

Acton 2020 / Kelley's Corner Initiative:

Mr. Bartl stated there will be a public forum on Kelley's Corner May 7, 2015 at 7:00PM, and would like Planning Board to attend.

Mr. Bartl stated the ACHC will have their 2nd meeting on the Housing Production Meeting on May 14, 2015 and Ms. Tavernier (Chair) would like Planning Board members to attend.

III. Consent Agenda – Draft Minutes of 3/17/15

The minutes of the March 17, 2015 meeting were approved as written.

IV. – Cont. of Public Hearing – Definitive Subdivision - 456 Massachusetts Avenue – Jaime's Way

Mr. Dube stated the applicant has withdrawal the application.

Mr. Dube suggested to memorialize for the public record that Sean Keenan of Keenan and Son LLP has withdrawn the application for approval of a definitive subdivision for "Jaime's Way" at 456 Massachusetts Avenue and to vote to accept Keenan's withdrawal of the application without prejudice. Mr. Yacouby moved, Mr. Chin 2nd; all in favor.

V. – Cont. of Public Hearing – Wetherbee Plaza Units 1, 2, 3 107 and 115 Great Road Sign SP

Mr. Dube opened the public hearing at 8:15pm. Mr. Leo Bertolami, applicant and owner was present. Mr. Dube explained the meeting is being taped for Mr. Clymer and Mr. Bukowski to review to vote at the next meeting.

Mr. Bertolami discussed the Planning Department's 3rd review. He would like the Board to approve the signage requests for Milldam Leasing, Northeast Collection and Atir Natural Nail Care.

Board members reviewed the revised application from Stamski and McNary. More dimensions were added and each sign was labeled and an additional sign had been reduced concerning the 2nd freestanding sign and placement of one of the signs.

Board members discussed the revisions and their concerns & questions regarding the proposed additional free-standing and the balancing of the proposed signage on the west-façade of 107 Great Road building.

Mr. Shah volunteered to have a fact-find field trip to review the site of the current signage at the location and report back to the Board.

Mr. Bertolami needs to submit a landscape plan for the freestanding sign, if approved.

The secondary sign B to be placed in the middle of wall sign #1 and additional sign A to balance out the wall signs. Mr. Bertolami stated he will confirm that Atir does not currently have a freestanding sign. Staff informed Mr. Bertolami that he will be contacted shortly, when a date and meeting room has been chosen for voting on the draft decision. Mr. Yacouby moved to close the public hearing, 2nd, all voted in favor.

VI. Recap of Annual Town Meeting

Board members discussed the Brookside Shops Article that was presented by Mr. Clymer at the Annual Town Meeting in early April, which did not pass.

VII. Other Business

1. Assignment of a new liaison to the Acton 2020 & Kelley's Corner Committee. Mr. Dube asked to place this item to the next agenda.
2. Administrative Update – Board members scheduled Wetherbee Plaza Sign Special Permit Decision on Wednesday, April 29, 2015 at 7:30pm. Staff will find a room within Acton Town Hall.

The meeting was adjourned at about 9:18 PM.

Respectfully Submitted,
Kim Gorman
Planning Board Secretary